

Message Text

CONFIDENTIAL

PAGE 01 NASSAU 01419 012223Z

67

ACTION ARA-20

INFO OCT-01 ISO-00 CIAE-00 DODE-00 PM-07 H-03 INR-10 L-03

NSAE-00 NSC-10 PA-03 RSC-01 PRS-01 SPC-03 SS-15

USIA-15 ACDA-19 IO-15 MC-02 DRC-01 /129 W

----- 115691

R 011644Z OCT 73

FM AMEMBASSY NASSAU

TO SECSTATE WASHDC 4692

C O N F I D E N T I A L NASSAU 1419

E. O. 11652: GDS

TAGS: MARR PFOR US BF

SUBJ: BASE NEGOTIATIONS - USE OF DEACTIVATED SITES AS QUID

BEGIN SUMMARY: IN THE COURSE OF MY THINKING ABOUT THE BASE NEGOTIATIONS, I HAVE BEEN TROUBLED BY THE US ATTEMPT TO DEPICT THE RETURN OF DEACTIVATED SITES TO THE GCOB AS PART OF THE SUBSTANTIVE QUID WE OFFER. FOR THE REASONS OUTLINED BELOW, I PROPOSE THAT SITES LEASED FROM THE UK AS PART OF THE 1941 AGREEMENT OR THE 1950 LONG RANGE PROVING GROUND AGREEMENT AND SINCE DEACTIVATED BE RETURNED TO THE GCOB NOW. COMPLETE LIST OF DEACTIVATED SITES AT ISSUE CONTAINED SEPTEL.

END SUMMARY

1. IN CONSIDERING THE PROGRESS OF BASE NEGOTIATIONS BETWEEN THE US AND COB AND IN TRYING TO DEVELOP MY OWN CONCLUSIONS CONCERNING THE PATH WE SHOULD FOLLOW, ONE AREA IN WHICH I HAVE HAD QUESTIONS WAS THE ATTEMPT ON OUR PART TO DEPICT THE RETURN OF DEACTIVATED SITES TO THE GCOB AS PART OF OUR OFFER FOR AN AGREEMENT. I HAVE BEEN INCREASINGLY UNCOMFORTABLE WITH THIS ELEMENT OF OUR PRESENT POSITION, WHICH STRIKES ME AS QUITE ARTIFICIAL.

2. MY THINKING WAS GIVEN SPECIFIC FOCUS DURING A CONVERSATION I HAD WITH EDUCATION MINISTER COAKLEY ON SEPTEMBER 17. DURING THAT DISCUSSION, COAKLEY ASKED ME ABOUT THE STATUS OF

CONFIDENTIAL

CONFIDENTIAL

PAGE 02 NASSAU 01419 012223Z

HIS REQUEST TO THE THEN CONGEN TO MAKE A PART OF THE DEACTI-

VATED SITE AT GEORGE TOWN AVAILABLE TO THE GCOB FOR A HIGH SCHOOL. I DEFERRED MY REPLY, BUT ON CHECKING LATER LEARNED THAT THE REQUEST HAD BEEN AN ORAL ONE AND THAT NO ACTION HAD BEEN TAKEN ON IT. I BELIEVE THAT, WHILE THE CONGEN HAD NO INTENTION OF IGNORING COAKLEY'S REQUEST, A DECISION WAS MADE AT THAT TIME TO BRING SUCH REQUESTS WITHIN THE GENERAL FRAMEWORK OF BASE TALKS; THIS IS THE TACTIC USED BY THE CONGEN TOWARD TWO OTHER REQUESTS FOR GCOB USE OF THE GEORGE TOWN PROPERTY.

3. THE CONGEN HAD BEEN SYMPATHETIC IN THE PAST TO REQUESTS, GOVERNMENTAL AND PRIVATE, FOR THE USE OF PARTS OF THE DEACTIVATED GEORGE TOWN SITE. AN EXCHANGE OF NOTES, CONCLUDED SEPTEMBER 12, 1972 (SEE NASSAU A-268), REGULARIZED USE OF CERTAIN PORTIONS OF THE PROPERTY BY GCOB. IN ADDITION, THROUGH THE SELLING OF INDIVIDUAL LICENSES PERMISSION HAD BEEN GIVEN BY US TO LOCAL RESIDENTS TO FARM CERTAIN OTHER PARTS. (YET OTHER USES, IN WHICH CONGEN CONCURRED, REMAIN TO BE REGULARIZED AND CONTINUING ENCROCHMENTS CAN BE EXPECTED.) THESE ACTIONS WERE BASED ON CONSIDERATIONS OF GOOD WILL AND NEIGHBORLINESS AND I FULLY CONCUR IN THEM.

4. TO CHANGE OUR APPROACH NOW AND DEFER ACTION ON REQUESTS SUCH AS COAKLEY'S IN THE BELIEF THAT OUR BARGAINING POSITION WILL BE STRENGTHENED APPEARS BOTH STERILE AND PETTY. THE GCOB KNOW THAT WE HAVE NO USE FOR THIS DEACTIVATED SITE. TO BLOCK GCOB USE OF PART OF THE GEORGE TOWN SITE FOR VITAL SCHOOL-BUILDING NEEDS DOES NOT STRENGTHEN THE USG HAND IN THE TALKS AND DOES NOT IMPROVE THE RELATIONSHIP BETWEEN US IN THIS OR OTHER AREAS.

5. GOING BEYOND THE IMMEDIATE QUESTION, THE USE OF THE GEORGE TOWN SITE, I BELIEVE THAT INCLUDING THE RETURN OF DEACTIVATED SITES IN GENERAL AS PART OF THE QUID IS MORE ILLUSORY THAN REAL, PARTICULARLY WITH A PRICE TAG OF \$6.6 MILLION ATTACHED. WHILE THE BAHAMIAN SIDE DURING THE TRIPARTITE TALKS INDICATED A WILLINGNESS TO "EXPLORE" THIS ELEMENT OF OUR OFFER, THEY DEFINITELY SEEMED TO QUESTION THE VALUE WE ATTACHED TO IT. LAND IS ONE OF THE FEW RESOURCES THAT BAHAMIANS HAVE IN GOOD SUPPLY. THE BAHAMIANS MUST KNOW THAT THE PROPERTY CONCERNED

CONFIDENTIAL

PAGE 03 NASSAU 01419 012223Z

IS DEACTIVATED AND PROGRAMMED FOR RETURN TO THEM IN ANY EVENT. THUS OUR DELAY IN RETURNING IT MAY WELL BE SEEN BY THEM NOT ONLY AS HOLLOW, BUT AS AN INDICATION OF LACK OF STRAIGHTFORWARDNESS IN OUR ATTITUDE TO THE NEGOTIATIONS AS A WHOLE.

6. THE SITES I HAVE IN MIND ARE: (1) THE FOUR GRAND BAHAMA MAIN BASE, AIRFIELD AND ASSOCIATED SITES, TOTALLING 649.58

ACRES; (2) THE SEVEN REMOTE GRAND BAHAMA SITES, TOTALLING 247.76 ACRES; (3) THE TWO CAY SITES, TOTALLING 2.58 ACRES; (4) THE TWELVE MAYAGUANA MAIN BASE, AIRFIELD AND ASSOCIATED SITES, TOTALLING 654.42 ACRES (NOTE: THE MAYAGUANA SITES, COMPRISING APPROXIMATELY ONE-THIRD THE VALUE OF THE PURPORTED QUID, WERE OFFERED TO THE UK FOR THEIR USE TWO YEARS AGO, ON THE FREELY STATED GROUND THAT WE HAD NO USE FOR THEM); AND (5) THE THREE EXCESS AUTECH SITES, TOTALLING 471.32 ACRES. A COMPLETE LISTING OF THESE SITES WILL BE SENT SEPTTEL.

7. I PROPOSE THAT SITES LISTED IN PARA 6 ABOVE BE RETURNED NOW IN TOTAL TO THE GCOB. NOTES TO IMPLEMENT THE RETURN WOULD BE SIMILAR TO THE NOTED USED IN THE RETURN OF THE SAN SALVADOR PROPERTY (NASSAU 418). AS A MINIMAL FIRST STEP IN THIS PROCESS, I FURTHER PROPOSE THAT I BE AUTHORIZED TO CONCLUDE AN EXCHANGE OF NOTES WITH THE GCOB PERMITTING THE MINISTRY OF EDUCATION TO USE 50 ACRES OF THE GEORGE TOWN SITE TO BUILD A SCHOOL.

8. ON THE ONE HAND THE ARGUMENT CAN BE MADE THAT EARLY RETURN OF THESE SITES WOULD ENCOURAGE GCOB TO SEEK A SUBSTITUTE FOR THE DOLLAR VALUE ASSIGNED THESE PROPERTIES. ON THE OTHER, LAND RETURN WILL SUBSTANTIALLY REDUCE "VISIBILITY" OF UMS. AS FAR AS TOTAL LAND AREA WE OCCUPY IS CONCERNED, AND ACCORDINGLY OUR POTENTIAL VULNERABILITY TO CRITICISM. RETURN OF THIS LAND WILL LEAVE US IN OCCUPATION OF 3,720 ACRES, AND THIS COULD HAVE EFFECT OF DIMINISHING BASIS OF GCOB ARGUMENTS FOR INFLATED QUID (AS WELL AS DEMONSTRATION OF FACT THAT COMPLETE US DEPARTURE IN FUTURE NOT ENTIRELY OUT OF THE QUESTION). ON BALANCE I PREFER THE RECOMMENDED COURSE AS MORE STRAIGHTFORWARD AND CONVEYING LESS IMPRESSION OF GAME PLAYING. SPIERS

CONFIDENTIAL

NNN

Message Attributes

Automatic Decaptioning: X
Capture Date: 01 JAN 1994
Channel Indicators: n/a
Current Classification: UNCLASSIFIED
Concepts: MILITARY BASE CLOSINGS, MILITARY BASE AGREEMENTS, NEGOTIATIONS, LAND TENURE, REAL PROPERTY DISPOSAL
Control Number: n/a
Copy: SINGLE
Draft Date: 01 OCT 1973
Decaption Date: 01 JAN 1960
Decaption Note:
Disposition Action: RELEASED
Disposition Approved on Date:
Disposition Authority: golinofr
Disposition Case Number: n/a
Disposition Comment: 25 YEAR REVIEW
Disposition Date: 28 MAY 2004
Disposition Event:
Disposition History: n/a
Disposition Reason:
Disposition Remarks:
Document Number: 1973NASSAU01419
Document Source: CORE
Document Unique ID: 00
Drafter: n/a
Enclosure: n/a
Executive Order: GS SPIERS
Errors: N/A
Film Number: n/a
From: NASSAU
Handling Restrictions: n/a
Image Path:
ISecure: 1
Legacy Key: link1973/newtext/t19731059/aaaabrsj.tel
Line Count: 146
Locator: TEXT ON-LINE
Office: ACTION ARA
Original Classification: CONFIDENTIAL
Original Handling Restrictions: n/a
Original Previous Classification: n/a
Original Previous Handling Restrictions: n/a
Page Count: 3
Previous Channel Indicators:
Previous Classification: CONFIDENTIAL
Previous Handling Restrictions: n/a
Reference: n/a
Review Action: RELEASED, APPROVED
Review Authority: golinofr
Review Comment: n/a
Review Content Flags:
Review Date: 16 JAN 2002
Review Event:
Review Exemptions: n/a
Review History: RELEASED <16-Jan-2002 by kelleyw0>; APPROVED <05-Feb-2002 by golinofr>
Review Markings:

Declassified/Released
US Department of State
EO Systematic Review
30 JUN 2005

Review Media Identifier:
Review Referrals: n/a
Review Release Date: n/a
Review Release Event: n/a
Review Transfer Date:
Review Withdrawn Fields: n/a
Secure: OPEN
Status: NATIVE
Subject: BASE NEGOTIATIONS - USE OF DEACTIVATED SITES AS QUID BEGIN SUMMARY: IN THE COURSE OF MY THINKING ABOUT THE BASE
TAGS: MARR, PFOR, US, BF
To: STATE
Type: TE
Markings: Declassified/Released US Department of State EO Systematic Review 30 JUN 2005